



3200 Gulf of Mexico Dr.  
Longboat Key, FL 34228

May 08, 2026

Dear Longboat Bay Club Owner,

We are writing to provide an important update about the sale of Longboat Bay Club and what you can expect during the coming weeks.

Please read this letter carefully.

### THE PROPERTY SALE

The Board of Directors has approved a purchase agreement for the sale of Longboat Bay Club to a qualified buyer. Here are the key details:

- Sale Price: Approximately \$8.5 million – Before closing costs
- Anticipated Closing Date: May 20, 2026

This timeline is subject to the completion of standard inspections, legal, title, and closing requirements. We will notify you of any anticipated changes. Each interval will receive the same Pro-Rated Amount.

### YOUR DISTRIBUTION – WHAT YOU WILL RECEIVE

If the sale closes, the net sale proceeds together with any remaining operating and reserve funds, will be distributed equally among all owners.

Please keep the following in mind:

- Any unpaid maintenance fees or other amounts you owe will be deducted from your distribution.
- Any credits on your account will be applied to increase your distribution.
- Detailed distribution figures will be shared closer to closing, once all final numbers are known.

### FEES DURING THE TRANSITION PERIOD

The Board will be considering, at an upcoming meeting, whether 2026 late fees and interest charges will be assessed during this transition period. Owners will be notified of the Board's determination promptly following that meeting.

Additionally, if your reservation is cancelled because it falls after Week 20 (see Section 4 below), any 2026 maintenance fees paid for that cancelled stay will be refunded to you.

### YOUR STAY – RESERVATION AND OCCUPANCY

Reservations and rental activity will continue through Week 20 of 2026 (aligned with the anticipated May 20 closing).

- **No new reservations will be accepted for stays occurring after Week 20.** Any reservations already scheduled beyond Week 20 will be cancelled. Maintenance fees paid for those cancelled stays will be refunded.
- **For Even-Year Deeded Owners who have not yet reserved:**
  - You may still reserve available dates on a first-come, first-served basis — through Week 20 only.



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- You must have paid your 2026 maintenance fee to occupy the property.
- Please contact the resort office as soon as possible, as availability is limited and dates are assigned in the order requests are received.

There are no usage benefits for Odd-Year Deeded Owners, as there was no 2026 entitlement for odd-year intervals before the termination took place.

## WHAT HAPPENS NEXT

Here is what to expect over the coming weeks:

- Minutes and any resulting action(s) from any Board meeting held in connection with this matter will be made available to all owners through the owner portal promptly following each meeting.
- Additional guidance on closing and distributions will be shared as we approach the closing date.
- Once the sale closes, the distribution process will begin. Please allow time for this to be finalized.

We appreciate your patience and cooperation. The Board and management are committed to an orderly, transparent, and fair completion of this process for all owners.

## QUESTIONS AND CONTACT INFORMATION

Please note that on-site resort staff are not able to answer questions related to the sale or distribution process, they must remain focused on daily operations.

The website <https://lbbcvacationfla.com/> has been designated as the official platform for communicating documents, notices, and meeting information related to the Longboat Bay Club Timeshare Plan termination.

For general owner information, we encourage you to regularly visit the owner portal at [www.longboatbayclub.com](http://www.longboatbayclub.com), where frequently asked questions will be addressed. If you are unable to find the information you need, please email your questions to [lbbcsupport@vacationfla.com](mailto:lbbcsupport@vacationfla.com) and include your contact information if you would like a direct response.

If your question is not answered on the portal, please submit it in writing so it can be reviewed and added to the FAQ.

Thank you for your continued patience and cooperation. Longboat Bay Club has been the setting for years of cherished memories, and we are honored to manage this final chapter on your behalf.

Thank you,

*Pam Merrick*  
Pam Merrick, President